

Fill in this information to identify the case:

Debtor name 120 York, LLC

United States Bankruptcy Court for the: MIDDLE DISTRICT OF PENNSYLVANIA

Case number (if known) 1:21-bk-00945

☐ Check if this is an amended filing

Official Form 202

Declaration Under Penalty of Perjury for Non-Individual Debtors

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Declaration and signature

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- ☐ *Schedule A/B: Assets—Real and Personal Property* (Official Form 206A/B)
- ☐ *Schedule D: Creditors Who Have Claims Secured by Property* (Official Form 206D)
- ☐ *Schedule E/F: Creditors Who Have Unsecured Claims* (Official Form 206E/F)
- ☐ *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G)
- ☐ *Schedule H: Codebtors* (Official Form 206H)
- ☐ *Summary of Assets and Liabilities for Non-Individuals* (Official Form 206Sum)
- ☐ *Amended Schedule*
- ☐ *Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders* (Official Form 204)
- ☐ Other document that requires a declaration _____

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 05-26-2021

x

Signature of individual signing on behalf of debtor

William Hynes

Printed name

Manager

Position or relationship to debtor

Fill in this information to identify the case:Debtor name 120 York, LLCUnited States Bankruptcy Court for the: MIDDLE DISTRICT OF PENNSYLVANIACase number (if known) 1:21-bk-00945☐ Check if this is an amended filing**Official Form 206Sum
Summary of Assets and Liabilities for Non-Individuals**

12/15

Part 1: Summary of Assets**1. Schedule A/B: Assets-Real and Personal Property** (Official Form 206A/B)

1a. Real property: Copy line 88 from <i>Schedule A/B</i>	\$ <u>15,000,000.00</u>
1b. Total personal property: Copy line 91A from <i>Schedule A/B</i>	\$ <u>13,851,809.64</u>
1c. Total of all property: Copy line 92 from <i>Schedule A/B</i>	\$ <u>28,851,809.64</u>

Part 2: Summary of Liabilities

2. Schedule D: Creditors Who Have Claims Secured by Property (Official Form 206D) Copy the total dollar amount listed in Column A, <i>Amount of claim</i> , from line 3 of <i>Schedule D</i>	\$ <u>13,186,832.84</u>
3. Schedule E/F: Creditors Who Have Unsecured Claims (Official Form 206E/F)	
3a. Total claim amounts of priority unsecured claims: Copy the total claims from Part 1 from line 5a of <i>Schedule E/F</i>	\$ <u>81,502.73</u>
3b. Total amount of claims of nonpriority amount of unsecured claims: Copy the total of the amount of claims from Part 2 from line 5b of <i>Schedule E/F</i>	+\$ <u>30,624.89</u>
4. Total liabilities Lines 2 + 3a + 3b	\$ <u>13,298,960.46</u>

Fill in this information to identify the case:Debtor name **120 York, LLC**United States Bankruptcy Court for the: **MIDDLE DISTRICT OF PENNSYLVANIA**Case number (if known) **1:21-bk-00945**☐ Check if this is an amended filing**Official Form 206A/B****Schedule A/B: Assets - Real and Personal Property**

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Disclose all property, real and personal, which the debtor owns or in which the debtor has any other legal, equitable, or future interest. Include all property in which the debtor holds rights and powers exercisable for the debtor's own benefit. Also include assets and properties which have no book value, such as fully depreciated assets or assets that were not capitalized. In Schedule A/B, list any executory contracts or unexpired leases. Also list them on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G).

Be as complete and accurate as possible. If more space is needed, attach a separate sheet to this form. At the top of any pages added, write the debtor's name and case number (if known). Also identify the form and line number to which the additional information applies. If an additional sheet is attached, include the amounts from the attachment in the total for the pertinent part.

For Part 1 through Part 11, list each asset under the appropriate category or attach separate supporting schedules, such as a fixed asset schedule or depreciation schedule, that gives the details for each asset in a particular category. List each asset only once. In valuing the debtor's interest, do not deduct the value of secured claims. See the instructions to understand the terms used in this form.

Part 1: Cash and cash equivalents**1. Does the debtor have any cash or cash equivalents?**

- ☐ No. Go to Part 2.
☒ Yes Fill in the information below.

All cash or cash equivalents owned or controlled by the debtor**Current value of debtor's interest****3. Checking, savings, money market, or financial brokerage accounts (Identify all)**

Name of institution (bank or brokerage firm)

Type of account

Last 4 digits of account number

3.1. **Fulton Bank****\$9,189.34****4. Other cash equivalents (Identify all)****5. Total of Part 1.**

Add lines 2 through 4 (including amounts on any additional sheets). Copy the total to line 80.

\$9,189.34**Part 2: Deposits and Prepayments****6. Does the debtor have any deposits or prepayments?**

- ☒ No. Go to Part 3.
☐ Yes Fill in the information below.

Part 3: Accounts receivable**10. Does the debtor have any accounts receivable?**

- ☐ No. Go to Part 4.
☒ Yes Fill in the information below.

11. Accounts receivable

11a. 90 days old or less: **12,620.30** - **0.00** = **\$12,620.30**
face amount doubtful or uncollectible accounts

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12. **Total of Part 3.**

Current value on lines 11a + 11b = line 12. Copy the total to line 82.

\$12,620.30

Part 4: Investments

13. **Does the debtor own any investments?**

- ☒ No. Go to Part 5.
☐ Yes Fill in the information below.

Part 5: Inventory, excluding agriculture assets

18. **Does the debtor own any inventory (excluding agriculture assets)?**

- ☒ No. Go to Part 6.
☐ Yes Fill in the information below.

Part 6: Farming and fishing-related assets (other than titled motor vehicles and land)

27. **Does the debtor own or lease any farming and fishing-related assets (other than titled motor vehicles and land)?**

- ☒ No. Go to Part 7.
☐ Yes Fill in the information below.

Part 7: Office furniture, fixtures, and equipment; and collectibles

38. **Does the debtor own or lease any office furniture, fixtures, equipment, or collectibles?**

- ☐ No. Go to Part 8.
☒ Yes Fill in the information below.

	General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
39.	Office furniture			
40.	Office fixtures			
41.	Office equipment, including all computer equipment and communication systems equipment and software Office Equipment and Furniture, Studio Equipment (See Attached)	\$0.00		\$230,000.00

42. **Collectibles** Examples: Antiques and figurines; paintings, prints, or other artwork; books, pictures, or other art objects; china and crystal; stamp, coin, or baseball card collections; other collections, memorabilia, or collectibles

43. **Total of Part 7.**

Add lines 39 through 42. Copy the total to line 86.

\$230,000.00

44. **Is a depreciation schedule available for any of the property listed in Part 7?**

- ☒ No
☐ Yes

45. **Has any of the property listed in Part 7 been appraised by a professional within the last year?**

- ☒ No
☐ Yes

Part 8: Machinery, equipment, and vehicles

46. **Does the debtor own or lease any machinery, equipment, or vehicles?**

Brand/Make	Model	Description
Ocean Way	H2R Mon Syst	large far field monitors(pair)
OSC	RMX5050	Power amplifier
QSC	RMX1850HD	Power Amplifier
Pass Labs	XA30.5	Class A 30W power amp
Adams	S4XH	Midfield Monitor
Meyer Sound	UMS-1	compact subwoofer
Sound Anchor	ADJ1	44' Monitor Stands
Aviom	AN16IV2	16ch line input module
Aviom	A16DPRO	A-Net 16ch distributor
Aviom	A360	36ch personal mixer
Aviom	MT1A	mic stand mount (for A360s)
Atlas	MS12C	round base mic stand
Sony	MDR7506	Headphones
Shure	SRH840	headphones
Beyer	DT770Pro-80	headphones
Ultrasone	HF1	open back headphones
RAXXES	NG1F4428	44unit gangable rack
Furman	ASD120	120V power distributor
Furman	PLPUSC	15Amp pow cond w/vol
Neve	PL31073-CV	1ch preamp w/EQ
Neve	PL31084	1ch preamp w/EQ
Neve	AM5033	1073/1084 5Urack w/pwr
Chandler	TG2	Stereo mic Pre
Millennia	HV37	2Ch preamp
GML	82002CJ	5band parametric EQ
Manley	SPEQ	StereoPultec EQ
Chandler	Germanium Tone Control	EQ
API	550A	Parametric EQ
API	API560	10 Band graphic EQ
API		525 Comp/Limiter
Emperical Labs	EL8X/S Distressor	Compressor (stereo pair)
Chandler	TG1	Stereo Comp
Universal Audio	LA2A	Compressor/Limiter
Purple Audio	MC77	1176 style FET Comp
Neve		33609 Stereo Comp
GML		8900 2ch comp
Avid	Pro Compressor	Software Comp
Avid	Pro Expander	Software expander
Avid	VSSD Pro Limiter	Software limiter
Digidesign	VSSD Real tape	Software Tape Suite
Digidesign	VSSD reverb 1	Software reverb
Digidesign	VSSD Revibe	Software
Digidesign	VSSD Sound replacer	Software
Steven Slate Drums	Plate 4.0	Software drum instrument
Avid	Protools mac keyboard	keyboard
Kensington	Expert Mouse Pro	trackball mouse
Countryman	DT85	FET Active Direct Box
Radial	JDI MKII	Passive Direct Box
Bricasti	M10/M7M Reverb	outboard reverb fx
TC	Mainframe W/DIGI I/O+Icon	DSP high end reverb
TC	ADA 24/96 converter card	analog-digital-analog converter
TC	Multichannel mastering license	
Lexicon	PCM96	Stereo Reverb
AKG	C414 XLS	Condenser Mic
AKG	C535EB	Condenser Mic
AKG	D112	Dynamic
Beyer	m160	Ribbon hypercardioid
Bock		251 tube condenser mic w/power supply
Coles	4038MP	Ribbon mic (pair)
Ev	Re20	Dynamic Mic
Ev	309A	suspension shock mount
Neumann	SKM184MT	stereo mic set (pair)
Neumann	U89i	Condenser mic
Royer	R121	Ribbon mic (stereo pairs)
Sennheiser	MD441U	Supercardioid dynamic
Sennheiser	MKH8040	Condenser
Shure	SM57	dynamic mic
Shure	SM58	dynamic mic
Shure	Beta 52A	dynamic mic
Shure	SM81	condenser
Shure	SM7B	studio vocal mic
Sterling	ST6050 Ocean Way edition	FET condenser mic
Yamaha	SKRM100	Subkick
Atlas	SB36W	Microphone stand w/boon
DRPro	MS151oBK/DR210	Tripod boom mic stand

DRPro	MS1500BK/DR259	Low profile mic stand w/boom
Mogami	PJM2400	24in patch cable (TT-TT)
Mogami	PJM1800	18in patch cable (TT-TT)
Mogami	Gold 15ft mic cable	15ft xlr-m-xlr mic cable
Mogami	Gold 25ft mic cable	25ft xlr-m-xlr mic cable
Mogami	Gold 50ft mic cable	50ft xlr-m-xlr mic cable
Mogami	Gold instrument cable 18	18ft TR-TR cable
Mogami	Gold instrument cable 25	25ft TR-TR cable
Solid State Logic	Duality	Super analog 48ch mixing console

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- ☒ No. Go to Part 9.
☐ Yes Fill in the information below.

Part 9: Real property

54. Does the debtor own or lease any real property?

- ☐ No. Go to Part 10.
☒ Yes Fill in the information below.

55. Any building, other improved real estate, or land which the debtor owns or in which the debtor has an interest

Description and location of property

Include street address or other description such as Assessor Parcel Number (APN), and type of property (for example, acreage, factory, warehouse, apartment or office building, if available).

Nature and extent of debtor's interest in property

Net book value of debtor's interest (Where available)

Valuation method used for current value

Current value of debtor's interest

55.1.

**210 York Street
York, Pennsylvania**

Fee simple

\$0.00

\$15,000,000.00

55.2.

**Residential Real
Estate (Rental
Property)**

Unknown

Unknown

56. Total of Part 9.

Add the current value on lines 55.1 through 55.6 and entries from any additional sheets.
Copy the total to line 88.

\$15,000,000.00

57. Is a depreciation schedule available for any of the property listed in Part 9?

- ☒ No
☐ Yes

58. Has any of the property listed in Part 9 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Part 10: Intangibles and intellectual property

59. Does the debtor have any interests in intangibles or intellectual property?

- ☒ No. Go to Part 11.
☐ Yes Fill in the information below.

Part 11: All other assets

70. Does the debtor own any other assets that have not yet been reported on this form?

Include all interests in executory contracts and unexpired leases not previously reported on this form.

- ☐ No. Go to Part 12.
☒ Yes Fill in the information below.

**Current value of
debtor's interest**

71. Notes receivable

Description (include name of obligor)

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72. **Tax refunds and unused net operating losses (NOLs)**
Description (for example, federal, state, local)

73. **Interests in insurance policies or annuities**

74. **Causes of action against third parties (whether or not a lawsuit has been filed)**

Litigation against United Fiber & Data for rent arrearage

\$13,500,000.00

Nature of claim	Rent Arrearages and Accelerated Rent
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Amount requested	\$0.00
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75. **Other contingent and unliquidated claims or causes of action of every nature, including counterclaims of the debtor and rights to set off claims**

76. **Trusts, equitable or future interests in property**

77. **Other property of any kind not already listed** *Examples: Season tickets, country club membership*

Peter Howson Painting

\$100,000.00

78. **Total of Part 11.**

Add lines 71 through 77. Copy the total to line 90.

\$13,600,000.00

79. **Has any of the property listed in Part 11 been appraised by a professional within the last year?**

☒ No

☐ Yes

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Part 12: Summary

In Part 12 copy all of the totals from the earlier parts of the form

Type of property	Current value of personal property	Current value of real property
80. Cash, cash equivalents, and financial assets. <i>Copy line 5, Part 1</i>	<u>\$9,189.34</u>	
81. Deposits and prepayments. <i>Copy line 9, Part 2.</i>	<u>\$0.00</u>	
82. Accounts receivable. <i>Copy line 12, Part 3.</i>	<u>\$12,620.30</u>	
83. Investments. <i>Copy line 17, Part 4.</i>	<u>\$0.00</u>	
84. Inventory. <i>Copy line 23, Part 5.</i>	<u>\$0.00</u>	
85. Farming and fishing-related assets. <i>Copy line 33, Part 6.</i>	<u>\$0.00</u>	
86. Office furniture, fixtures, and equipment; and collectibles. <i>Copy line 43, Part 7.</i>	<u>\$230,000.00</u>	
87. Machinery, equipment, and vehicles. <i>Copy line 51, Part 8.</i>	<u>\$0.00</u>	
88. Real property. <i>Copy line 56, Part 9.....></i>		<u>\$15,000,000.00</u>
89. Intangibles and intellectual property. <i>Copy line 66, Part 10.</i>	<u>\$0.00</u>	
90. All other assets. <i>Copy line 78, Part 11.</i>	+ <u>\$13,600,000.00</u>	
91. Total. Add lines 80 through 90 for each column	<u>\$13,851,809.64</u>	+ 91b. <u>\$15,000,000.00</u>
92. Total of all property on Schedule A/B. Add lines 91a+91b=92		<u>\$28,851,809.64</u>

Fill in this information to identify the case:Debtor name **120 York, LLC**United States Bankruptcy Court for the: **MIDDLE DISTRICT OF PENNSYLVANIA**Case number (if known) **1:21-bk-00945**☐ Check if this is an amended filing**Official Form 206D****Schedule D: Creditors Who Have Claims Secured by Property****12/15**

Be as complete and accurate as possible.

1. Do any creditors have claims secured by debtor's property?

- ☐ No. Check this box and submit page 1 of this form to the court with debtor's other schedules. Debtor has nothing else to report on this form.
- ☒ Yes. Fill in all of the information below.

Part 1: List Creditors Who Have Secured Claims**2. List in alphabetical order all creditors who have secured claims.** If a creditor has more than one secured claim, list the creditor separately for each claim.

		Column A Amount of claim Do not deduct the value of collateral.	Column B Value of collateral that supports this claim
2.1	Kinsley Construction Creditor's Name 2700 Water Street York, PA 17405 Creditor's mailing address Creditor's email address, if known Date debt was incurred Last 4 digits of account number Do multiple creditors have an interest in the same property? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes. Specify each creditor, including this creditor and its relative priority.	Describe debtor's property that is subject to a lien 210 York Street York, Pennsylvania Describe the lien Is the creditor an insider or related party? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes Is anyone else liable on this claim? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes. Fill out <i>Schedule H: Codebtors</i> (Official Form 206H) As of the petition filing date, the claim is: Check all that apply <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input checked="" type="checkbox"/> Disputed	\$13,186,832.84 \$15,000,000.00

3. Total of the dollar amounts from Part 1, Column A, including the amounts from the Additional Page, if any. **\$13,186,832.84**

Part 2: List Others to Be Notified for a Debt Already Listed in Part 1

List in alphabetical order any others who must be notified for a debt already listed in Part 1. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for secured creditors.

If no others need to be notified for the debts listed in Part 1, do not fill out or submit this page. If additional pages are needed, copy this page.

Name and address	On which line in Part 1 did you enter the related creditor?	Last 4 digits of account number for this entity
Paul W. Minnich, Esquire Barley Snyder 100 East Market Street York, PA 17401	Line 2.1	

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Be as complete and accurate as possible. Use Part 1 for creditors with PRIORITY unsecured claims and Part 2 for creditors with NONPRIORITY unsecured claims. List the other party to any executory contracts or unexpired leases that could result in a claim. Also list executory contracts on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B) and on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G). Number the entries in Parts 1 and 2 in the boxes on the left. If more space is needed for Part 1 or Part 2, fill out and attach the Additional Page of that Part included in this form.

Part 1: List All Creditors with PRIORITY Unsecured Claims**1. Do any creditors have priority unsecured claims?** (See 11 U.S.C. § 507).☐ No. Go to Part 2.☒ Yes. Go to line 2.**2. List in alphabetical order all creditors who have unsecured claims that are entitled to priority in whole or in part.** If the debtor has more than 3 creditors with priority unsecured claims, fill out and attach the Additional Page of Part 1.

			Total claim	Priority amount
2.1	Priority creditor's name and mailing address York City Treasurer 101 S George Street 1st Floor York, PA 17401	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed	\$74,154.73	Unknown
	Date or dates debt was incurred	Basis for the claim:		
	Last 4 digits of account number	Is the claim subject to offset?		
	Specify Code subsection of PRIORITY unsecured claim: 11 U.S.C. § 507(a) (8)	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes		
2.2	Priority creditor's name and mailing address York County Treasurer 28 E Market Street Room 126 York, PA 17401	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed	\$7,348.00	Unknown
	Date or dates debt was incurred	Basis for the claim:		
	Last 4 digits of account number	Is the claim subject to offset?		
	Specify Code subsection of PRIORITY unsecured claim: 11 U.S.C. § 507(a) (8)	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes		

Part 2: List All Creditors with NONPRIORITY Unsecured Claims**3. List in alphabetical order all of the creditors with nonpriority unsecured claims.** If the debtor has more than 6 creditors with nonpriority unsecured claims, fill out and attach the Additional Page of Part 2.**Amount of claim**

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3.1	Nonpriority creditor's name and mailing address ATIS Elevator Inspections, LLC P.O. Box 790379 Saint Louis, MO 63179-0379 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$120.00
3.2	Nonpriority creditor's name and mailing address Charles E. Pritchard, Jr. 410 East Butter Road York, PA 17404 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input checked="" type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	Unknown
3.3	Nonpriority creditor's name and mailing address Cintas Corporation P.O. Box 630803 Cincinnati, OH 45623-0803 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$450.92
3.4	Nonpriority creditor's name and mailing address Columbia Gas P.O. Box 742537 Cincinnati, OH 45274-2537 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$132.87
3.5	Nonpriority creditor's name and mailing address Comcast P.O. Box 3001 Southeastern, PA 19398 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$294.46
3.6	Nonpriority creditor's name and mailing address Gettle P.O. Box 337 Emigsville, PA 17318-0337 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$335.00
3.7	Nonpriority creditor's name and mailing address J.C. Ehrlich Co., Inc. P.O. Box 13848 Reading, PA 19612 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$138.86

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3.8	Nonpriority creditor's name and mailing address Kone Inc. P.O. Box 7247 Philadelphia, PA 19170-6082 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$1,162.12
3.9	Nonpriority creditor's name and mailing address MetEd P.O. Box 3687 Akron, OH 44309-3687 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$2,369.45
3.10	Nonpriority creditor's name and mailing address Penn Waste, Inc P.O. Box 3066 York, PA 17402 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$260.82
3.11	Nonpriority creditor's name and mailing address Travelers CL Remittance Center PO BOX 660317 Dallas, TX 75266 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$603.20
3.12	Nonpriority creditor's name and mailing address Tree Monkeys 410 E. Butter Road York, PA 17404 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$5,600.00
3.13	Nonpriority creditor's name and mailing address Verizon P.O. Box 28000 Lehigh Valley, PA 18002 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$785.29
3.14	Nonpriority creditor's name and mailing address Walton & Company Inc. P.O. Box 20069 York, PA 17402 Date(s) debt was incurred ____ Last 4 digits of account number ____	As of the petition filing date, the claim is: <i>Check all that apply.</i> <input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$16,917.00

Debtor **120 York, LLC**
Name

Case number (if known) **1:21-bk-00945**

3.15 Nonpriority creditor's name and mailing address

York Water Company
130 East Market Street
Box 15089
York, PA 17405

Date(s) debt was incurred _

Last 4 digits of account number _

As of the petition filing date, the claim is: *Check all that apply.*

\$750.23

- ☐ Contingent
☐ Unliquidated
☐ Disputed

Basis for the claim: **Sewer**

Is the claim subject to offset? ☒ No ☐ Yes

3.16 Nonpriority creditor's name and mailing address

York Water Company
130 East Market Street
Box 15089
York, PA 17405

Date(s) debt was incurred _

Last 4 digits of account number _

As of the petition filing date, the claim is: *Check all that apply.*

\$704.67

- ☐ Contingent
☐ Unliquidated
☐ Disputed

Basis for the claim: _

Is the claim subject to offset? ☒ No ☐ Yes

Part 3: List Others to Be Notified About Unsecured Claims

4. List in alphabetical order any others who must be notified for claims listed in Parts 1 and 2. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for unsecured creditors.

If no others need to be notified for the debts listed in Parts 1 and 2, do not fill out or submit this page. If additional pages are needed, copy the next page.

Name and mailing address

On which line in Part 1 or Part 2 is the
related creditor (if any) listed?

Last 4 digits of
account number, if
any

Part 4: Total Amounts of the Priority and Nonpriority Unsecured Claims

5. Add the amounts of priority and nonpriority unsecured claims.

5a. Total claims from Part 1

5b. Total claims from Part 2

5c. Total of Parts 1 and 2
Lines 5a + 5b = 5c.

Total of claim amounts

5a. \$ **81,502.73**
5b. + \$ **30,624.89**

5c. \$ **112,127.62**

Fill in this information to identify the case:

Debtor name **120 York, LLC**

United States Bankruptcy Court for the: **MIDDLE DISTRICT OF PENNSYLVANIA**

Case number (if known) **1:21-bk-00945**

☐ Check if this is an amended filing

Official Form 206G

Schedule G: Executory Contracts and Unexpired Leases

12/15

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, number the entries consecutively.

1. Does the debtor have any executory contracts or unexpired leases?

☐ No. Check this box and file this form with the debtor's other schedules. There is nothing else to report on this form.

☒ Yes. Fill in all of the information below even if the contacts of leases are listed on *Schedule A/B: Assets - Real and Personal*

Property

(Official Form 206A/B).

2. List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.1. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate**

State the term remaining

List the contract number of any government contract

Think Loud Development, LLC
210 York Street
Suite 100
York, PA 17403

2.2. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate**

State the term remaining

List the contract number of any government contract

Think Loud Entertainment, LLC
210 York Street
Suite 400
York, PA 17403

2.3. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate**

State the term remaining

List the contract number of any government contract

Think Loud Invesetments, LLC
210 York Street
Suite 400
York, PA 17403

2.4. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate**

State the term remaining

List the contract number of any government contract

Think Loud Music, LLC
210 York Street
Suite 104
York, PA 17403

Additional Page if You Have More Contracts or Leases

2. List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.5. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate**

State the term remaining

List the contract number of any government contract

**United Fiber & Data
210 York Street
Suite 200
York, PA 17403**

2.6. State what the contract or lease is for and the nature of the debtor's interest **Lessor of Non-Residential Real Estate (basement)**

State the term remaining

List the contract number of any government contract

**United Fibert & Data
210 York Street
Suite 200
York, PA 17403**

Fill in this information to identify the case:Debtor name **120 York, LLC**United States Bankruptcy Court for the: **MIDDLE DISTRICT OF PENNSYLVANIA**Case number (if known) **1:21-bk-00945**☐ Check if this is an amended filing**Official Form 206H
Schedule H: Your Codebtors****12/15**

Be as complete and accurate as possible. If more space is needed, copy the Additional Page, numbering the entries consecutively. Attach the Additional Page to this page.

1. Do you have any codebtors?☐ No. Check this box and submit this form to the court with the debtor's other schedules. Nothing else needs to be reported on this form.☒ Yes

2. In Column 1, list as codebtors all of the people or entities who are also liable for any debts listed by the debtor in the schedules of creditors, Schedules D-G. Include all guarantors and co-obligors. In Column 2, identify the creditor to whom the debt is owed and each schedule on which the creditor is listed. If the codebtor is liable on a debt to more than one creditor, list each creditor separately in Column 2.

*Column 1: Codebtor**Column 2: Creditor***Name****Mailing Address****Name***Check all schedules that apply:***2.1 240 Arch Street, LLC****210 York Street
York, PA 17403****Kinsley Construction**☒ D **2.1**
☐ E/F _____
☐ G _____**2.2 Chad Gracey****345 N Newberry Street
York, PA 17401****Kinsley Construction**☒ D **2.1**
☐ E/F _____
☐ G _____**2.3 Chad Taylor****1429 Pickett Drive
Lancaster, PA 17601****Kinsley Construction**☒ D **2.1**
☐ E/F _____
☐ G _____**2.4 Patrick Dahlheimer****1561 Frontenac Court
York, PA 17403****Kinsley Construction**☒ D **2.1**
☐ E/F _____
☐ G _____**2.5 William Hynes****337 Clearview Avenue
Lancaster, PA 17601****Kinsley Construction**☒ D **2.1**
☐ E/F _____
☐ G _____

Fill in this information to identify the case:Debtor name 120 York, LLCUnited States Bankruptcy Court for the: MIDDLE DISTRICT OF PENNSYLVANIACase number (if known) 1:21-bk-00945☐ Check if this is an amended filing**Official Form 207****Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy**

04/19

The debtor must answer every question. If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known).

Part 1: Income**1. Gross revenue from business**☐ None.**Identify the beginning and ending dates of the debtor's fiscal year, which may be a calendar year****From the beginning of the fiscal year to filing date:**
From 1/01/2021 to **Filing Date****Sources of revenue**
Check all that apply☒ Operating a business
☐ Other _____**Gross revenue**
(before deductions and exclusions)\$22,757.52**For prior year:**
From 1/01/2020 to 12/31/2020☒ Operating a business
☐ Other _____\$214,301.54**For year before that:**
From 1/01/2019 to 12/31/2019☒ Operating a business
☐ Other _____\$787,874.96**2. Non-business revenue**

Include revenue regardless of whether that revenue is taxable. *Non-business income* may include interest, dividends, money collected from lawsuits, and royalties. List each source and the gross revenue for each separately. Do not include revenue listed in line 1.

☒ None.**Description of sources of revenue****Gross revenue from each source**
(before deductions and exclusions)**Part 2: List Certain Transfers Made Before Filing for Bankruptcy****3. Certain payments or transfers to creditors within 90 days before filing this case**

List payments or transfers—including expense reimbursements—to any creditor, other than regular employee compensation, within 90 days before filing this case unless the aggregate value of all property transferred to that creditor is less than \$6,825. (This amount may be adjusted on 4/01/22 and every 3 years after that with respect to cases filed on or after the date of adjustment.)

☐ None.**Creditor's Name and Address****Dates****Total amount of value****Reasons for payment or transfer**
Check all that apply

Creditor's Name and Address	Dates	Total amount of value	Reasons for payment or transfer <i>Check all that apply</i>
3.1. See Attached			<input type="checkbox"/> Secured debt <input type="checkbox"/> Unsecured loan repayments <input type="checkbox"/> Suppliers or vendors <input type="checkbox"/> Services <input type="checkbox"/> Other___

4. Payments or other transfers of property made within 1 year before filing this case that benefited any insider

List payments or transfers, including expense reimbursements, made within 1 year before filing this case on debts owed to an insider or guaranteed or cosigned by an insider unless the aggregate value of all property transferred to or for the benefit of the insider is less than \$6,825. (This amount may be adjusted on 4/01/22 and every 3 years after that with respect to cases filed on or after the date of adjustment.) Do not include any payments listed in line 3. *Insiders* include officers, directors, and anyone in control of a corporate debtor and their relatives; general partners of a partnership debtor and their relatives; affiliates of the debtor and insiders of such affiliates; and any managing agent of the debtor. 11 U.S.C. § 101(31).

☐ None.

Insider's name and address Relationship to debtor	Dates	Total amount of value	Reasons for payment or transfer
4.1. William Hynes 337 Clearview Avenue Nazareth, PA 18064 Member	March, 2021	\$785.20	Credit Card Reimbursement

5. Repossessions, foreclosures, and returns

List all property of the debtor that was obtained by a creditor within 1 year before filing this case, including property repossessed by a creditor, sold at a foreclosure sale, transferred by a deed in lieu of foreclosure, or returned to the seller. Do not include property listed in line 6.

☒ None

Creditor's name and address	Describe of the Property	Date	Value of property
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6. Setoffs

List any creditor, including a bank or financial institution, that within 90 days before filing this case set off or otherwise took anything from an account of the debtor without permission or refused to make a payment at the debtor's direction from an account of the debtor because the debtor owed a debt.

☒ None

Creditor's name and address	Description of the action creditor took	Date action was taken	Amount
-----------------------------	---	-----------------------	--------

Part 3: Legal Actions or Assignments**7. Legal actions, administrative proceedings, court actions, executions, attachments, or governmental audits**

List the legal actions, proceedings, investigations, arbitrations, mediations, and audits by federal or state agencies in which the debtor was involved in any capacity—within 1 year before filing this case.

☐ None.

Case title Case number	Nature of case	Court or agency's name and address	Status of case
7.1. Kinsley Construction, Inc. v. 120 York, LLC 2020-NO-005130	Confession of Judgment	York County Court of Common Pleas 45 N George Street York, PA 17401	<input checked="" type="checkbox"/> Pending <input type="checkbox"/> On appeal <input type="checkbox"/> Concluded
7.2. Charles E. Pritchard, Jr. v. 120 York, LLC MJ-19101-CV-0000041-2021	Civil	MDJ 19-1-01 Honorable Linda Williams 1285 East Princess Street York, PA 17403	<input checked="" type="checkbox"/> Pending <input type="checkbox"/> On appeal <input type="checkbox"/> Concluded

8. Assignments and receivership

120 York, LLC
Transaction List by Vendor
January through April 2021

Type	Date	Num	Memo	Account	Clr	Split	Amount
Allen Sparks							
Bill Pmt -Check	01/19/2021	33672		10010 · Fulton Checking	X	21000 · Accoun...	-12.48
Amazon							
Credit Card Charge	01/14/2021		Order #113-10...	21300 · AMEX		65000 · Supplie...	-83.10
Credit Card Charge	02/19/2021		Order #113-10...	21300 · AMEX		65000 · Supplie...	-28.96
Credit Card Charge	02/19/2021		Order #113-10...	21300 · AMEX		65000 · Supplie...	-20.13
AMEX							
Bill	01/13/2021	Jan Statement		21000 · Accounts Payable		21300 · AMEX	-42,778.90
ATIS Elevator Inspections, LLC							
Bill Pmt -Check	04/29/2021	33679		10010 · Fulton Checking		21000 · Accoun...	-124.08
CINTAS							
Bill	01/07/2021	4072431141		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill	01/14/2021	4073066650		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill Pmt -Check	01/14/2021	ONLINE		10010 · Fulton Checking	X	21000 · Accoun...	-786.90
Bill	01/21/2021	4073642916		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill	01/28/2021	4074363576		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill	02/04/2021	4075017822		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill	02/11/2021	4075674515		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill	02/19/2021	4076324247		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill	02/25/2021	4076962373		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill	03/04/2021	4077641571		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill	03/11/2021	4078309093		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill	03/18/2021	4078968668		21000 · Accounts Payable		65000 · Supplie...	-178.53
Bill Pmt -Check	03/23/2021	ONLINE		10010 · Fulton Checking		21000 · Accoun...	-901.84
Bill	03/25/2021	4079618215		21000 · Accounts Payable		65000 · Supplie...	-46.93
Bill Pmt -Check	04/29/2021	33680		10010 · Fulton Checking		21000 · Accoun...	-225.46
City of York, Sewer							
Bill Pmt -CCard	01/14/2021			21300 · AMEX		21000 · Accoun...	-92.32
Bill	01/21/2021	170307-543172		21000 · Accounts Payable		68600 · Utilities	-34.05
Bill Pmt -CCard	02/19/2021			21300 · AMEX		21000 · Accoun...	-34.05
Bill	02/22/2021	170307-543172		21000 · Accounts Payable		68600 · Utilities	-46.23
Bill	03/22/2021	170307-543172		21000 · Accounts Payable		68600 · Utilities	-704.00
Bill Pmt -Check	04/29/2021	33681		10010 · Fulton Checking		21000 · Accoun...	-46.23
Columbia Gas							
Bill	01/06/2021	19291895 001 000 4		21000 · Accounts Payable		-SPLIT-	-71.30
Bill Pmt -Check	01/19/2021	33673		10010 · Fulton Checking	X	21000 · Accoun...	-65.40
Bill	02/04/2021	19291895 001 000 4		21000 · Accounts Payable		68600 · Utilities	-66.80
Bill Pmt -CCard	02/05/2021			21300 · AMEX		21000 · Accoun...	-71.30
Bill	03/05/2021	19291895 001 000 4		21000 · Accounts Payable		-SPLIT-	-69.48
Bill	04/06/2021		19291895 001 ...	21000 · Accounts Payable		68600 · Utilities	-79.41
Bill Pmt -CCard	04/30/2021			21300 · AMEX		21000 · Accoun...	-65.05
COMCAST							
Bill Pmt -Check	01/19/2021	33674		10010 · Fulton Checking	X	21000 · Accoun...	-576.55
Bill	01/26/2021	8993115700466863		21000 · Accounts Payable		68600 · Utilities	-294.46
Bill Pmt -CCard	02/19/2021			21300 · AMEX		21000 · Accoun...	-294.46
Bill	02/26/2021	8993115700466863		21000 · Accounts Payable		68600 · Utilities	-294.46
Bill	03/26/2021		8993 11 570 0...	21000 · Accounts Payable		68600 · Utilities	-304.46
Bill Pmt -CCard	04/30/2021			21300 · AMEX		21000 · Accoun...	-294.46
Hartman Fire Equipment							
Bill Pmt -Check	01/19/2021	33675		10010 · Fulton Checking	X	21000 · Accoun...	-191.86
JC Ehrlich Co., Inc.							
Bill Pmt -CCard	01/14/2021			21300 · AMEX		21000 · Accoun...	-138.86
Bill	02/08/2021	1399283		21000 · Accounts Payable		67500 · Bldg M...	-138.86
Bill Pmt -Check	04/29/2021	33682		10010 · Fulton Checking		21000 · Accoun...	-138.86
KONE Inc							
Bill	01/01/2021	959748562		21000 · Accounts Payable		-SPLIT-	-596.75
Bill Pmt -CCard	01/14/2021			21300 · AMEX		21000 · Accoun...	-558.44
Bill	02/01/2021	959774981		21000 · Accounts Payable		67500 · Bldg M...	-581.06
Bill Pmt -CCard	02/05/2021			21300 · AMEX		21000 · Accoun...	-596.75
Bill	03/01/2021	959800252		21000 · Accounts Payable		67500 · Bldg M...	-581.06
Bill	03/26/2021	959826753		21000 · Accounts Payable		67500 · Bldg M...	-581.06
Bill Pmt -CCard	04/30/2021			21300 · AMEX		21000 · Accoun...	-581.06
Lowes							
Credit Card Charge	01/22/2021	S2409DLR		21300 · AMEX		65000 · Supplie...	-30.19
Met Ed							
Bill Pmt -CCard	01/14/2021		STE B	21300 · AMEX		21000 · Accoun...	-66.63
Bill Pmt -CCard	01/14/2021		Owner	21300 · AMEX		21000 · Accoun...	-1,121.26
Bill Pmt -CCard	01/15/2021		LandLord	21300 · AMEX		21000 · Accoun...	-1,128.39
Bill Pmt -CCard	01/15/2021		TLD 1st Floor	21300 · AMEX		21000 · Accoun...	-109.84
Bill Pmt -CCard	01/15/2021		2nd Floor	21300 · AMEX		21000 · Accoun...	-155.37
Bill Pmt -CCard	01/15/2021		2nd Floor	21300 · AMEX		21000 · Accoun...	-36.27
Bill	01/22/2021	100 108 027 838	STE B	21000 · Accounts Payable		-SPLIT-	-84.14
Bill	01/22/2021	100 106 776 311	Owner	21000 · Accounts Payable		-SPLIT-	-1,248.84
Bill	01/22/2021	100 106 885 864	LandLord	21000 · Accounts Payable		-SPLIT-	-1,200.82
Bill	01/22/2021	100 122 712 738	TLD 1st Floor	21000 · Accounts Payable		-SPLIT-	-111.04
Bill	01/22/2021	100 122 712 746	2nd Floor	21000 · Accounts Payable		-SPLIT-	-159.43
Bill	01/22/2021	100 123 179 135	2nd Floor	21000 · Accounts Payable		-SPLIT-	-32.48
Bill Pmt -CCard	02/19/2021		2nd Floor	21300 · AMEX		21000 · Accoun...	-32.48
Bill Pmt -CCard	02/19/2021		2nd Floor	21300 · AMEX		21000 · Accoun...	-159.43
Bill Pmt -CCard	02/19/2021		TLD 1st Floor	21300 · AMEX		21000 · Accoun...	-111.04
Bill Pmt -CCard	02/19/2021		LandLord	21300 · AMEX		21000 · Accoun...	-1,200.82
Bill Pmt -CCard	02/19/2021		Owner	21300 · AMEX		21000 · Accoun...	-1,248.84
Bill Pmt -CCard	02/19/2021		STE B	21300 · AMEX		21000 · Accoun...	-84.14
Bill	02/22/2021	100 108 027 838	STE B	21000 · Accounts Payable		68600 · Utilities	-86.71
Bill	02/22/2021	100 122 712 738	TLD 1st Floor	21000 · Accounts Payable		-SPLIT-	-113.26
Bill	02/22/2021	100 106 885 864	LandLord	21000 · Accounts Payable		-SPLIT-	-3,089.03
Bill	02/22/2021	100 106 776 311	Owner	21000 · Accounts Payable		-SPLIT-	-3,611.11
Bill	02/22/2021	100 122 712 746	2nd Floor	21000 · Accounts Payable		-SPLIT-	-437.72
Bill	02/22/2021	100 123 179 135	2nd Floor	21000 · Accounts Payable		-SPLIT-	-24.63
Bill Pmt -Check	03/22/2021	EFT	LandLord	10010 · Fulton Checking		21000 · Accoun...	-3,089.03

120 York, LLC
Transaction List by Vendor
January through April 2021

Type	Date	Num	Memo	Account	Clr	Split	Amount
Bill Pmt -Check	03/22/2021	EFT	Owner	10010 · Fulton Checking		21000 · Accoun...	-3,611.11
Bill Pmt -Check	03/22/2021	EFT	2nd Floor	10010 · Fulton Checking		21000 · Accoun...	-437.72
Bill Pmt -Check	03/22/2021	EFT	2nd Floor	10010 · Fulton Checking		21000 · Accoun...	-24.63
Bill Pmt -Check	03/22/2021	EFT	STE B	10010 · Fulton Checking		21000 · Accoun...	-86.71
Bill Pmt -Check	03/22/2021	EFT	TLD 1st Floor	10010 · Fulton Checking		21000 · Accoun...	-113.26
Bill	03/24/2021	100 122 712 746	2nd Floor	21000 · Accounts Payable		-SPLIT-	-139.45
Bill	03/24/2021	100 106 776 311	Owner	21000 · Accounts Payable		-SPLIT-	-987.07
Bill	03/24/2021	100 106 885 864	LandLord	21000 · Accounts Payable		-SPLIT-	-1,034.04
Bill	03/24/2021	100 108 027 838	STE B	21000 · Accounts Payable		-SPLIT-	-67.72
Bill	03/24/2021	100 122 712 738	TLD 1st Floor	21000 · Accounts Payable		-SPLIT-	-115.86
Bill	03/24/2021	100123179135		21000 · Accounts Payable		-SPLIT-	-25.31
mexitaly							
Credit Card Charge	02/12/2021	802804	scott	21300 · AMEX		64300 · Meals a...	-66.78
Penn Waste Inc							
Bill	01/31/2021	0000745828		21000 · Accounts Payable		68600 · Utilities	-260.82
Bill Pmt -CCard	02/05/2021			21300 · AMEX		21000 · Accoun...	-260.82
Bill Pmt -CCard	02/19/2021			21300 · AMEX		21000 · Accoun...	-260.82
Bill	02/28/2021	0000751759		21000 · Accounts Payable		68600 · Utilities	-260.82
Bill	03/31/2021	0000757870		21000 · Accounts Payable		68600 · Utilities	-260.82
Bill Pmt -CCard	03/31/2021			21300 · AMEX		21000 · Accoun...	-260.82
Presto							
Credit Card Charge	02/09/2021	8858	scott	21300 · AMEX		64300 · Meals a...	-50.84
RKL LLP							
Bill Pmt -Check	01/19/2021	33676		10010 · Fulton Checking	X	21000 · Accoun...	-1,169.44
Bill	02/08/2021	338894		21000 · Accounts Payable		66700 · Profess...	-480.00
Steakout							
Credit Card Charge	01/22/2021	Steakout		21300 · AMEX		64300 · Meals a...	-30.99
Thomas H. Clingan Electrical Services LLC							
Bill Pmt -Check	01/19/2021	33677		10010 · Fulton Checking	X	21000 · Accoun...	-439.24
Travelers							
Bill	01/12/2021	0L813009 BA	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-114.00
Bill	01/12/2021	3K569252 630	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-4,992.00
Bill	01/12/2021	15T50684 ZUP	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-1,695.60
Bill	01/12/2021	0106836311 LB	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-428.00
Bill Pmt -CCard	01/14/2021		Bill's Credit Card	21000 · Accounts Payable		21000 · Accoun...	-7,229.60
Bill	02/09/2021	0L813009 BA	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-38.00
Bill	02/09/2021	15T50684 ZUP	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-565.00
Bill	02/09/2021	3K569252 630	Account 5686...	21000 · Accounts Payable		63300 · Insuran...	-4,992.00
Bill Pmt -Check	03/01/2021	Online		10010 · Fulton Checking		21000 · Accoun...	-5,595.00
Bill	03/12/2021	5686W4214		21000 · Accounts Payable		-SPLIT-	-603.20
Tree Monkeys							
Bill	01/05/2021	734		21000 · Accounts Payable		67300 · Subcon...	-175.00
Bill	01/05/2021	735		21000 · Accounts Payable		67300 · Subcon...	-175.00
Bill Pmt -Check	01/19/2021	33678		10010 · Fulton Checking	X	21000 · Accoun...	-1,200.00
Bill	01/28/2021	739		21000 · Accounts Payable		67300 · Subcon...	-175.00
Bill	01/28/2021	738		21000 · Accounts Payable		67300 · Subcon...	-175.00
Bill	02/03/2021	741		21000 · Accounts Payable		67300 · Subcon...	-1,650.00
Bill	02/11/2021	746		21000 · Accounts Payable		67300 · Subcon...	-1,150.00
Bill	02/19/2021	751		21000 · Accounts Payable		67300 · Subcon...	-1,850.00
Bill	02/23/2021	756		21000 · Accounts Payable		67300 · Subcon...	-600.00
Verizon							
Bill	01/03/2021	250-171-570-0001-47		21000 · Accounts Payable		68100 · Teleph...	-389.74
Bill	01/09/2021	450-171-328-0001-32		21000 · Accounts Payable		68100 · Teleph...	-383.91
Bill Pmt -CCard	01/15/2021			21300 · AMEX		21000 · Accoun...	-388.96
Bill Pmt -CCard	01/15/2021			21300 · AMEX		21000 · Accoun...	-394.79
Bill	02/03/2021	250-171-570-0001-47		21000 · Accounts Payable		68100 · Teleph...	-395.47
Bill Pmt -CCard	02/05/2021			21300 · AMEX		21000 · Accoun...	-389.74
Bill Pmt -CCard	02/05/2021			21300 · AMEX		21000 · Accoun...	-383.91
Bill	02/09/2021	450-171-328-0001-32		21000 · Accounts Payable		68100 · Teleph...	-389.73
Bill	03/03/2021	250-171-570-0001-47		21000 · Accounts Payable		68100 · Teleph...	-395.48
Bill	03/09/2021	450-171-328-0001-32		21000 · Accounts Payable		68100 · Teleph...	-389.73
Bill Pmt -CCard	03/22/2021			Bill's Credit Card		21000 · Accoun...	-395.47
Bill Pmt -CCard	03/22/2021			Bill's Credit Card		21000 · Accoun...	-389.73
Bill	03/26/2021	250-171-570-0001-47	250-171-570-0...	21000 · Accounts Payable		68100 · Teleph...	-395.82
Bill	04/01/2021			21000 · Accounts Payable		68100 · Teleph...	-6.09
Bill Pmt -CCard	04/30/2021			21300 · AMEX		21000 · Accoun...	-791.30
Weis							
Bill	01/18/2021	Receipt		21000 · Accounts Payable		64300 · Meals a...	-12.00
Bill Pmt -CCard	01/18/2021			21300 · AMEX		21000 · Accoun...	-12.00
Bill	01/18/2021			21000 · Accounts Payable		64300 · Meals a...	0.00
York Water Company							
Bill	01/11/2021	103967-347009		21000 · Accounts Payable		68600 · Utilities	-76.60
Bill	01/11/2021	103976-347061		21000 · Accounts Payable		68600 · Utilities	-93.01
Bill Pmt -CCard	01/15/2021			21300 · AMEX		21000 · Accoun...	-178.14
Bill	02/11/2021	103976-347061		21000 · Accounts Payable		68600 · Utilities	-93.34
Bill	02/11/2021	103967-347009		21000 · Accounts Payable		68600 · Utilities	-83.13
Bill Pmt -CCard	02/19/2021			21300 · AMEX		21000 · Accoun...	-169.61
Bill	03/12/2021	103976-347061		21000 · Accounts Payable		68600 · Utilities	-93.92
Bill	03/12/2021	103967-347009		21000 · Accounts Payable		68600 · Utilities	-434.28
Bill Pmt -CCard	04/30/2021			21300 · AMEX		21000 · Accoun...	-704.67

List any property in the hands of an assignee for the benefit of creditors during the 120 days before filing this case and any property in the hands of a receiver, custodian, or other court-appointed officer within 1 year before filing this case.

☒ None

Part 4: Certain Gifts and Charitable Contributions

9. List all gifts or charitable contributions the debtor gave to a recipient within 2 years before filing this case unless the aggregate value of the gifts to that recipient is less than \$1,000

☒ None

Recipient's name and address	Description of the gifts or contributions	Dates given	Value
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Part 5: Certain Losses

10. All losses from fire, theft, or other casualty within 1 year before filing this case.

☒ None

Description of the property lost and how the loss occurred	Amount of payments received for the loss	Dates of loss	Value of property lost
	<p>If you have received payments to cover the loss, for example, from insurance, government compensation, or tort liability, list the total received.</p> <p>List unpaid claims on Official Form 106A/B (Schedule A/B: Assets – Real and Personal Property).</p>		

Part 6: Certain Payments or Transfers

11. Payments related to bankruptcy

List any payments of money or other transfers of property made by the debtor or person acting on behalf of the debtor within 1 year before the filing of this case to another person or entity, including attorneys, that the debtor consulted about debt consolidation or restructuring, seeking bankruptcy relief, or filing a bankruptcy case.

☐ None.

Who was paid or who received the transfer? Address	If not money, describe any property transferred	Dates	Total amount or value
11.1. Cunningham, Chernicoff & Warshawsky Po Box 60457 Harrisburg, PA 17106-0457			See Attached
Email or website address			
Who made the payment, if not debtor?			

12. Self-settled trusts of which the debtor is a beneficiary

List any payments or transfers of property made by the debtor or a person acting on behalf of the debtor within 10 years before the filing of this case to a self-settled trust or similar device.

Do not include transfers already listed on this statement.

☒ None.

Name of trust or device	Describe any property transferred	Dates transfers were made	Total amount or value
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13. Transfers not already listed on this statement

List any transfers of money or other property by sale, trade, or any other means made by the debtor or a person acting on behalf of the debtor within 2 years before the filing of this case to another person, other than property transferred in the ordinary course of business or financial affairs. Include both outright transfers and transfers made as security. Do not include gifts or transfers previously listed on this statement.

Debtor has paid \$10,540.40, as a retainer to Cunningham, Chernicoff & Warshawsky, P.C. and Debtor has paid the filing fee of \$1,738.00. Any retainer will be credited against billings rendered for all services in connection to the within case and related matters. All services will be billed at Cunningham, Chernicoff & Warshawsky, P.C.'s hourly rates then in effect at the time of billing. Upon the retainer being utilized in full, any services not paid by the retainer will be billed to the Debtor at such hourly rates. Any additional billings will be submitted to the Court on Supplemental Statements or Applications as necessary. In the one year period prior to filing, the Debtor paid Cunningham, Chernicoff & Warshawsky, P.C. \$40,671.59, for services in connection with current financial problems.

☒ None.**Who received transfer?
Address****Description of property transferred or
payments received or debts paid in exchange****Date transfer
was made****Total amount or
value****Part 7: Previous Locations****14. Previous addresses**

List all previous addresses used by the debtor within 3 years before filing this case and the dates the addresses were used.

☒ Does not apply**Address****Dates of occupancy
From-To****Part 8: Health Care Bankruptcies****15. Health Care bankruptcies**

Is the debtor primarily engaged in offering services and facilities for:
- diagnosing or treating injury, deformity, or disease, or
- providing any surgical, psychiatric, drug treatment, or obstetric care?

- ☒ No. Go to Part 9.
☐ Yes. Fill in the information below.

Facility name and address**Nature of the business operation, including type of services
the debtor provides****If debtor provides meals
and housing, number of
patients in debtor's care****Part 9: Personally Identifiable Information****16. Does the debtor collect and retain personally identifiable information of customers?**

- ☒ No.
☐ Yes. State the nature of the information collected and retained.

17. Within 6 years before filing this case, have any employees of the debtor been participants in any ERISA, 401(k), 403(b), or other pension or profit-sharing plan made available by the debtor as an employee benefit?

- ☒ No. Go to Part 10.
☐ Yes. Does the debtor serve as plan administrator?

Part 10: Certain Financial Accounts, Safe Deposit Boxes, and Storage Units**18. Closed financial accounts**

Within 1 year before filing this case, were any financial accounts or instruments held in the debtor's name, or for the debtor's benefit, closed, sold, moved, or transferred?
Include checking, savings, money market, or other financial accounts; certificates of deposit; and shares in banks, credit unions, brokerage houses, cooperatives, associations, and other financial institutions.

☒ None**Financial Institution name and
Address****Last 4 digits of
account number****Type of account or
instrument****Date account was
closed, sold,
moved, or
transferred****Last balance
before closing or
transfer****19. Safe deposit boxes**

List any safe deposit box or other depository for securities, cash, or other valuables the debtor now has or did have within 1 year before filing this case.

☒ None

Depository institution name and address

Names of anyone with
access to it
Address

Description of the contents

Do you still
have it?**20. Off-premises storage**

List any property kept in storage units or warehouses within 1 year before filing this case. Do not include facilities that are in a part of a building in which the debtor does business.

☒ None

Facility name and address

Names of anyone with
access to it

Description of the contents

Do you still
have it?**Part 11: Property the Debtor Holds or Controls That the Debtor Does Not Own****21. Property held for another**

List any property that the debtor holds or controls that another entity owns. Include any property borrowed from, being stored for, or held in trust. Do not list leased or rented property.

☒ None**Part 12: Details About Environment Information**

For the purpose of Part 12, the following definitions apply:

Environmental law means any statute or governmental regulation that concerns pollution, contamination, or hazardous material, regardless of the medium affected (air, land, water, or any other medium).

Site means any location, facility, or property, including disposal sites, that the debtor now owns, operates, or utilizes or that the debtor formerly owned, operated, or utilized.

Hazardous material means anything that an environmental law defines as hazardous or toxic, or describes as a pollutant, contaminant, or a similarly harmful substance.

Report all notices, releases, and proceedings known, regardless of when they occurred.

22. Has the debtor been a party in any judicial or administrative proceeding under any environmental law? Include settlements and orders.

☒ No.
☐ Yes. Provide details below.

Case title
Case numberCourt or agency name and
address

Nature of the case

Status of case

23. Has any governmental unit otherwise notified the debtor that the debtor may be liable or potentially liable under or in violation of an environmental law?

☒ No.
☐ Yes. Provide details below.

Site name and address

Governmental unit name and
address

Environmental law, if known

Date of notice

24. Has the debtor notified any governmental unit of any release of hazardous material?

☒ No.
☐ Yes. Provide details below.

Site name and address

Governmental unit name and
address

Environmental law, if known

Date of notice

Part 13: Details About the Debtor's Business or Connections to Any Business**25. Other businesses in which the debtor has or has had an interest**

List any business for which the debtor was an owner, partner, member, or otherwise a person in control within 6 years before filing this case.

Include this information even if already listed in the Schedules.

☒ None

Business name address

Describe the nature of the business

Employer Identification number

Do not include Social Security number or ITIN.

Dates business existed

26. Books, records, and financial statements

26a. List all accountants and bookkeepers who maintained the debtor's books and records within 2 years before filing this case.

☐ None

Name and address

**Date of service
From-To**

26a.1. **RKL, LLP
3501 Concord Road, Suite 250
York, PA 17402**

2010 to present

26b. List all firms or individuals who have audited, compiled, or reviewed debtor's books of account and records or prepared a financial statement within 2 years before filing this case.

☒ None

26c. List all firms or individuals who were in possession of the debtor's books of account and records when this case is filed.

☒ None

Name and address

**If any books of account and records are
unavailable, explain why**

26d. List all financial institutions, creditors, and other parties, including mercantile and trade agencies, to whom the debtor issued a financial statement within 2 years before filing this case.

☒ None

Name and address

27. Inventories

Have any inventories of the debtor's property been taken within 2 years before filing this case?

☒ No

☐ Yes. Give the details about the two most recent inventories.

**Name of the person who supervised the taking of the
inventory**

Date of inventory

**The dollar amount and basis (cost, market,
or other basis) of each inventory**

28. List the debtor's officers, directors, managing members, general partners, members in control, controlling shareholders, or other people in control of the debtor at the time of the filing of this case.

Name

Address

**Position and nature of any
interest**

**% of interest, if
any**

William Hynes

**337 Clearview Avenue
Nazareth, PA 18064**

Member

Name

Address

**Position and nature of any
interest**

**% of interest, if
any**

Chad Taylor

**1429 Pickett Drive
Lancaster, PA 17601**

Member

Name

Address

**Position and nature of any
interest**

**% of interest, if
any**

Patrick Dahlheimer

**1561 Frontenac Court
York, PA 17403**

Member

Debtor **120 York, LLC**Case number (if known) **1:21-bk-00945**

Name	Address	Position and nature of any interest	% of interest, if any
Chad Gracey	345 N Newberry Street York, PA 17401	Member	

29. Within 1 year before the filing of this case, did the debtor have officers, directors, managing members, general partners, members in control of the debtor, or shareholders in control of the debtor who no longer hold these positions?

- ☒ No
☐ Yes. Identify below.

30. **Payments, distributions, or withdrawals credited or given to insiders**

Within 1 year before filing this case, did the debtor provide an insider with value in any form, including salary, other compensation, draws, bonuses, loans, credits on loans, stock redemptions, and options exercised?

- ☐ No
☒ Yes. Identify below.

	Name and address of recipient	Amount of money or description and value of property	Dates	Reason for providing the value
30.1	William Hynes 337 Clearview Avenue Nazareth, PA 18064	\$785.20	March, 2021	Credit Card Reimbursement
	Relationship to debtor Member			

31. Within 6 years before filing this case, has the debtor been a member of any consolidated group for tax purposes?

- ☒ No
☐ Yes. Identify below.

Name of the parent corporation	Employer Identification number of the parent corporation
--------------------------------	--

32. Within 6 years before filing this case, has the debtor as an employer been responsible for contributing to a pension fund?

- ☒ No
☐ Yes. Identify below.

Name of the pension fund	Employer Identification number of the parent corporation
--------------------------	--

Part 14: Signature and Declaration

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

I have examined the information in this *Statement of Financial Affairs* and any attachments and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on **05/26/2021**

Signature of individual signing on behalf of the debtor

William Hynes

Printed name

Position or relationship to debtor **Manager**

Are additional pages to *Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy* (Official Form 207) attached?

☒ No
☐ Yes

United States Bankruptcy Court
Middle District of Pennsylvania

In re 120 York, LLC

Debtor(s)

Case No. 1:21-bk-00945Chapter 11

DISCLOSURE OF COMPENSATION OF ATTORNEY FOR DEBTOR(S)

1. Pursuant to 11 U.S.C. § 329(a) and Fed. Bankr. P. 2016(b), I certify that I am the attorney for the above named debtor(s) and that compensation paid to me within one year before the filing of the petition in bankruptcy, or agreed to be paid to me, for services rendered or to be rendered on behalf of the debtor(s) in contemplation of or in connection with the bankruptcy case is as follows:

For legal services, I have agreed to accept	\$	<u>See Attached</u>
Prior to the filing of this statement I have received	\$	<u>See Attached</u>
Balance Due	\$	<u>See Attached</u>

2. The source of the compensation paid to me was:

☒ Debtor ☐ Other (specify):

3. The source of compensation to be paid to me is:

☒ Debtor ☐ Other (specify):

4. ☒ I have not agreed to share the above-disclosed compensation with any other person unless they are members and associates of my law firm.
☐ I have agreed to share the above-disclosed compensation with a person or persons who are not members or associates of my law firm. A copy of the agreement, together with a list of the names of the people sharing in the compensation is attached.

5. In return for the above-disclosed fee, I have agreed to render legal service for all aspects of the bankruptcy case, including:

- a. Analysis of the debtor's financial situation, and rendering advice to the debtor in determining whether to file a petition in bankruptcy;
- b. Preparation and filing of any petition, schedules, statement of affairs and plan which may be required;
- c. Representation of the debtor at the meeting of creditors and confirmation hearing, and any adjourned hearings thereof;
- d. [Other provisions as needed]

6. By agreement with the debtor(s), the above-disclosed fee does not include the following service:

CERTIFICATION

I certify that the foregoing is a complete statement of any agreement or arrangement for payment to me for representation of the debtor(s) in this bankruptcy proceeding.

Date

5-26-21

Robert E. Chernicoff, Esquire 23380

Signature of Attorney

Cunningham, Chernicoff & Warshawsky, P.C.

2320 North Second Street

Harrisburg, PA 17110

(717) 238-6570 Fax: (717) 238-4809

Name of law firm

Debtor has paid \$10,540.40, as a retainer to Cunningham, Chernicoff & Warshawsky, P.C. and Debtor has paid the filing fee of \$1,738.00. Any retainer will be credited against billings rendered for all services in connection to the within case and related matters. All services will be billed at Cunningham, Chernicoff & Warshawsky, P.C.'s hourly rates then in effect at the time of billing. Upon the retainer being utilized in full, any services not paid by the retainer will be billed to the Debtor at such hourly rates. Any additional billings will be submitted to the Court on Supplemental Statements or Applications as necessary. In the one year period prior to filing, the Debtor paid Cunningham, Chernicoff & Warshawsky, P.C. \$40,671.59, for services in connection with current financial problems.

**United States Bankruptcy Court
Middle District of Pennsylvania**

In re **120 York, LLC**

Debtor(s)

Case No. **1:21-bk-00945**

Chapter **11**

VERIFICATION OF CREDITOR MATRIX

I, the Manager of the corporation named as the debtor in this case, hereby verify that the attached list of creditors is true and correct to the best of my knowledge.

Date: **05/26/2021**



William Hynes/Manager
Signer/Title

120 YORK, LLC
210 YORK STREET
SUITE 100
YORK, PA 17403

KONE INC.
P.O. BOX 7247
PHILADELPHIA, PA 19170-6082

UNITED FIBER & DATA
210 YORK STREET
SUITE 200
YORK, PA 17403

ROBERT E. CHERNICOFF, ESQUIRE
CUNNINGHAM, CHERNICOFF & WARSHAW, P.C.
2320 NORTH SECOND STREET
HARRISBURG, PA 17110

METED
P.O. BOX 3687
AKRON, OH 44309-3687

UNITED FIBERT & DATA
210 YORK STREET
SUITE 200
YORK, PA 17403

ATIS ELEVATOR INSPECTIONS, LLC
P.O. BOX 790379
SAINT LOUIS, MO 63179-0379

PAUL W. MINNICH, ESQUIRE
BARLEY SNYDER
100 EAST MARKET STREET
YORK, PA 17401

VERIZON
P.O. BOX 28000
LEHIGH VALLEY, PA 18002

CHARLES E. PRITCHARD, JR.
410 EAST BUTTER ROAD
YORK, PA 17404

PENN WASTE, INC
P.O. BOX 3066
YORK, PA 17402

WALTON & COMPANY INC.
P.O. BOX 20069
YORK, PA 17402

CINTAS CORPORATION
P.O. BOX 630803
CINCINNATI, OH 45623-0803

THINK LOUD DEVELOPMENT, LLC
210 YORK STREET
SUITE 100
YORK, PA 17403

YORK CITY TREASURER
101 S GEORGE STREET
1ST FLOOR
YORK, PA 17401

COLUMBIA GAS
P.O. BOX 742537
CINCINNATI, OH 45274-2537

THINK LOUD ENTERTAINMENT, LLC
210 YORK STREET
SUITE 400
YORK, PA 17403

YORK COUNTY TREASURER
28 E MARKET STREET
ROOM 126
YORK, PA 17401

COMCAST
P.O. BOX 3001
SOUTHEASTERN, PA 19398

THINK LOUD INVESETMENTS, LLC
210 YORK STREET
SUITE 400
YORK, PA 17403

YORK WATER COMPANY
130 EAST MARKET STREET
BOX 15089
YORK, PA 17405

GETTLE
P.O. BOX 337
EMIGSVILLE, PA 17318-0337

THINK LOUD MUSIC, LLC
210 YORK STREET
SUITE 104
YORK, PA 17403

J.C. EHRLICH CO., INC.
P.O. BOX 13848
READING, PA 19612

TRAVELERS CL REMITTANCE CENTER
PO BOX 660317
DALLAS, TX 75266

KINSLEY CONSTRUCTION
2700 WATER STREET
YORK, PA 17405

TREE MONKEYS
410 E. BUTTER ROAD
YORK, PA 17404